



# Kensington Around Town

## March 2021

### **MAYOR**

[Tracey Furman](#)

### **TOWN MANAGER**

[Matt Hoffman](#)

### **COUNCIL**

[Darin Bartram](#)  
(Mayor Pro-Tem)

[Conor Crimmins](#)

[Bridget Hill-Zayat](#)

[Nate Engle](#)

### **Upcoming Town Council Meetings**

Monday, March 8 • 7pm  
Agenda available March 5

Monday, April 12 • 7pm  
Agenda available April 9



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# Thrive Montgomery



## **Zoning and Planning Topics Impacting Kensington**

**County Planning Board's Updated General Plan Being Reviewed; County Council Member Will Jawando Introduces Zoning Text Amendment Related to Housing**

*By: Mayor Tracey Furman and Council Member Conor D. Crimmins*

### **THRIVE Montgomery 2050 ("THRIVE")**

In early 2020, Montgomery County's Planning Department released THRIVE Montgomery 2050, an update to the County's General Plan, titled "On Wedges and Corridors", which was published in 1964 and last updated in 1993. "Rapid social, environmental, technological, demographical, and economic shifts" have occurred over the past several decades and are forecast to continue over the next 20-30 years, presenting new challenges for how we live, work, and recreate within the County.

#### **\*What is Thrive Montgomery 2050?**

Thrive Montgomery 2050 is the update to Montgomery County's General Plan, its long-range policy framework for guiding future land use and growth for the next 30 years. Thrive Montgomery 2050 will help guide future land use planning; county-wide policies and future initiatives affecting community quality of life; the provision of infrastructure and community amenities; and private development. Montgomery County's vibrant parks, quality schools, desirable urban, suburban and rural communities and the Agricultural Reserve were shaped by planners and community members decades ago through the 1964 General Plan. For Montgomery County to continue to thrive—and become an even better place and community for all—we must make those big decisions again and take bold steps for the future. Thrive Montgomery 2050 is the long-term vision of where we want to go and it drives every decision we make, including what types of investments the county government makes.

\*Multiple questions, quotes, and other information reproduced from the County's THRIVE Montgomery 2050 website: [MontgomeryPlanning.org/planning/master-plan-list/general-plans/thrive-montgomery-2050](https://MontgomeryPlanning.org/planning/master-plan-list/general-plans/thrive-montgomery-2050).

#### **What is the General Plan? What does a General Plan do and what does it not do?**

A General Plan is a policy document that guides, over multiple decades, how a jurisdiction will develop and change over time; maintain its important assets; and respond to future opportunities and challenges. Unlike a sector plan, master plan or functional plan, a General Plan does not provide specific land use guidance to address short-term issues in targeted geographic areas; it does not change zoning; and it addresses multiple topic areas, rather than just one. A General Plan is a long-term vision with broad policies that will guide future, more detailed land use planning, public investments in infrastructure and community amenities, and private development.

#### **How might this affect the Town of Kensington and surrounding communities?**

Kensington approved and adopted the Kensington Sector Plan in 2012, after years of work formulating the vision for how the Town and its residents wished to see Kensington re-develop in the decades ahead. The Kensington Sector Plan identifies the Town's zoning areas: residential (typically R-60), Commercial/Residential Town Center (CRT), Commercial/Residential Neighborhood (CRN) – and then recommends the maximum height, density, and commercial/residential mixes in order to achieve the holistic vision for Kensington. The Sector Plan is a technical document, specific to Kensington and the surrounding area, but based on the policies and principles laid out in the County's General Plan. As such, updates to the General Plan will have long-term implications for Kensington in that the policies and guidance laid out in THRIVE will shape and influence any updates to Kensington's Sector Plan in the future.

#### **What is Kensington doing with regard to THRIVE Montgomery 2050?**

Since early 2020, Mayor Furman and Council Members Bartram and Crimmins have been participating in dozens of public meetings hosted by the County Planning Department as well as engaging with members of the County's Planning Staff, Planning Board, and members of other municipalities and community associations to discuss aspects of THRIVE, share concerns and questions relevant to Kensington, and signed on to a letter by a coalition of 27 municipalities and community organizations to the Planning Board outlining several concerns with how the plan is formulated and areas where we believe more detail and information is necessary in order to better understand the potential impact on our communities.

#### **What can you do to learn more or be involved with regard to THRIVE Montgomery 2050?**

First and foremost, attend Town Meetings and/or follow the minutes from Kensington's Town Council meetings as we



# Thrive Montgomery

regularly update the community during those meetings. Next, feel free to reach out to Mayor Furman or members of the Town Council to learn more about THRIVE and what the Town is doing. Visit the County's informational website about THRIVE to learn more, watch past Zoom meetings, download FAQs, or to send comments, questions, or sign up to testify at an upcoming County Planning work session. The website is: [MontgomeryPlanning.org/planning/master-plan-list/general-plans/thrive-montgomery-2050](https://MontgomeryPlanning.org/planning/master-plan-list/general-plans/thrive-montgomery-2050).

## **When is THRIVE Montgomery 2050 scheduled to be reviewed and voted on by the County Council?**

As of the publication of the Around Town Journal, it is anticipated that the Montgomery County Planning Board will approve the Planning Board Draft for THRIVE Montgomery 2050 for transmittal to the County Executive and County Council on April 8, 2021.

## **Zoning Text Amendment (ZTA) 20-07; "Missing Middle Housing"**

In December 2020, Montgomery County Council Member Will Jawando introduced ZTA 20-07, a zoning text amendment to allow owners of R-60 zoned properties located within one (1) mile of a Metrorail station to construct duplexes, townhouses, and multi-family structures as a standard method development. Such developments, under ZTA 20-07, would still need to comply with current R-60 lot coverage, building height, setbacks, minimum lot size, and minimum parking requirements.

## **What is a Zoning Text Amendment (ZTA)?**

A ZTA is an amendment to the Montgomery County Zoning Ordinances to address specific issues not permitted within the current zoning ordinances.

## **How and why do ZTAs affect the Town of Kensington?**

The Town of Kensington does not have a Zoning and Planning Department but rather adopts Montgomery County's zoning and planning functions. The Town, through the Maryland Land Use Code does maintain concurrent jurisdiction to enforce the county zoning laws within its boundaries. As such, the Town of Kensington may adopt land use ordinances that are more restrictive than the county's land use ordinances, but not less restrictive. Thus, as Montgomery County amends its zoning ordinances through ZTAs those changes directly apply to the Town of Kensington.

## **What might the impact of ZTA 20-07 be on the Town of Kensington?**

ZTA 20-07, as currently drafted, applies to R-60 properties within one (1) mile of a Metrorail station, a radius that does not include the Town of Kensington. However, through public hearings, the Planning Board recommended that comments be sent to the County Council asking that the applicable area(s) be expanded to include R-60 properties within one (1) mile of Bus Rapid Transit (BRT), Purple Line, and MARC stations. Such a change would mean that the entirety of the Town of Kensington would be within the applicable area. Thus, if amended to include these additional application areas and subsequently passed, ZTA 20-07 would permit the building of duplexes, triplexes, quadplexes, townhouses, and other multi-family housing structures within the R-60 zone of the Town of Kensington.

## **What is Kensington doing with regard to ZTA 20-07?**

Since December 2020, Mayor Furman and Council Members Bartram and Crimmins have been engaging with members of the county's planning staff and planning board to understand the full implications of ZTA 20-07. Additionally, the Town signed on to a letter of a coalition of 27 municipalities and community associations to outline concerns about ZTA 20-07 being considered prior to the adoption of a new General Plan which already contains substantial policy guidance with regard to "Missing Middle Housing".

## **Would this apply within the Historic District as well?**

The changes allowed by ZTA would apply within Historic Districts, but would still require a Historic Area Work Permit (HAWP). The Historic Preservation Commission would review these projects, just as they are reviewing proposals for accessory dwelling units. The Historic Preservation staff have stated that they support the goal of higher density in areas adjacent to public transportation.

## **What happens next for ZTA 20-07?**

The County Planning Board produced several comments for transmittal to the County Executive and County Council concerning ZTA 20-07 and it is anticipated that the County Council will discuss ZTA 20-07 and the County Council received testimony at its public hearing on February 11, 2021, and subsequently is planning to schedule a Planning, Housing, and Economic Development (PHED) Committee work session at a future date.

View the Thrive Montgomery 2050 and ZTA 20-07 Presentation, at [TOK.MD.gov/council-presentations-february-8-2021](https://TOK.MD.gov/council-presentations-february-8-2021).

# Development Review Board



## Updates on Redevelopment Projects within the Town of Kensington

By: Council Members Conor D. Crimmins & Darin Bartram,  
Co-Chairs Development Review Board

### 10619 Connecticut Avenue – Kensington Crossing

The property owner is working through concept plans with County Planning Staff for a small, retail center to be known as “Kensington Crossing.” The concept would include between four and six small retail tenants. This project has not yet been filed with the county planning department and, as such, has not yet come before the Town’s Development Review Board (DRB). It is anticipated that this project will come before the DRB in early March 2021.

### 10509 Summit Avenue – The Flats at Knowles Station

The property owner has submitted plans to the county’s planning department for a mixed-use development consisting of 100 apartment units: 75 market-rate apartments and 25 moderately priced dwelling units (MPDUs) in four residential levels above a podium parking garage with one level of below grade parking. The project also anticipates roughly 22,000 square feet of commercial/retail use along Summit Avenue and Knowles Avenue as well as several community benefits to improve pedestrian and bike safety and mobility as well as available public parking to benefit the surrounding business community. This project has been before the Town DRB on several occasions and is anticipated to return before the DRB in March/April 2021.

### 4000 Knowles Avenue – The Residences at Knowles Station

This project is to build six (6) market-rate townhomes. This project was approved by the County Planning Board on July 9, 2020. Presently, the former structure on the property has been demolished and new construction fencing has been erected on-site. The developer anticipates delivery in late 2021/early 2022.

### 10540 Metropolitan Avenue – Modena Solera Reserve Kensington

This project is to build a 5-story, 135-unit independent, dependent, and memory care facility. This project was approved by the County Planning Board on January 22, 2019. Construction began in late 2019 and the building is expected to be delivered July 2021.

### 3906/3910 Knowles Avenue – Knowles Manor

This project is to build a 5-story, 94-unit apartment complex designed for residents age 62 and older. This project was approved by the County Planning Board on November 20, 2018. Construction began in late 2020 and the building is expected to be delivered in late 2021.

### 10231 Carrol Place – Brainard Warner Mansion

An unsolicited proposal was received to redevelop Brainard Warner Mansion and carriage house into 12 market-rate condominiums. This project is still undergoing negotiation between Washington Landmark Construction and Montgomery County and the State of Maryland to resolve prior historic preservation easements. No further dates for meetings are known at this time.

Additional information about each of these projects, to include architectural and engineering plans, DRB questionnaires, when available, as well as DRB and/or Town Council minutes are available on the Town of Kensington’s website at: [TOK.MD.gov/redevelopment](https://TOK.MD.gov/redevelopment).

# Pedestrian & Bike Safety



By: Council Member Nate Engle

The Pedestrian and Bicycling Access and Safety Working Group (PBASWG) recently delivered its report and recommendations to the Mayor and Town Council. Led by Council Member Engle and Anne-Marie Turner, the group of 10 resident volunteers identified 13 recommendations for immediate consideration and action. The group met monthly during the period of September 2020 – January 2021 and based its findings on: a comprehensive “workability and bicycling audit” of Town streets and intersections; reviews of plans, documents, and examples from across the region; interviews and meetings with County technical staff; independent research; and participants’ professional and personal views. The recommendations are for the Town to:

1. Seek Bicycle & Pedestrian Priority Areas (BPPA) designation for the Town.
2. Apply for Transportation Land Use Connections (TLC) program for consulting services support.
3. Work with MCDOT on planned pedestrian and bicycling improvements to Summit Avenue.
4. Invest in improvements, repairs, and enhancements identified in the “workability and bicycling audit” process.
5. Prioritize pedestrian and cycling improvements along Connecticut Avenue and at major intersections in the Connecticut Avenue corridor.
6. Pursue enhancements to Kensington Parkway to improve bicycling and pedestrian options and experience.
7. Enhance pedestrian safety at Metropolitan Avenue intersections.
8. Consider adding Capital Bike-share (CaBi) station(s) in the Town.
9. Improve crossings along Knowles Avenue.
10. Improve options for pedestrian crossings of the railroad tracks.
11. Pursue a ‘road diet’ on North-bound University Boulevard (North of split with Connecticut Avenue).
12. Assess opportunities and needs for pedestrian-scale street lighting.
13. Reduce speed limits.

The Mayor and Town Council encourage residents to comment and offer feedback on the report as the Town now considers the implementation of its recommendations. To read the full report and presentation, visit [TOK.MD.gov/council-presentations-february-8-2021](https://TOK.MD.gov/council-presentations-february-8-2021), or [TOK.MD.gov/town-government/committee](https://TOK.MD.gov/town-government/committee).

Efforts of the PBASWG will continue well into 2021. The Co-Chairs welcome additional residents to participate in the PBASWG who have a strong interest in these topics and/or have skills to offer that can help with implementing the recommendations. If interested, please send an email to: [NateEngleTOK@gmail.com](mailto:NateEngleTOK@gmail.com).

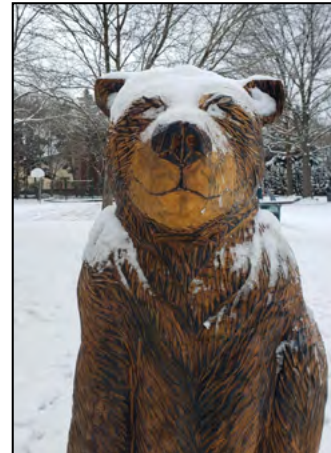
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# Racial Justice



By: Ann Lichter, Racial Justice Committee Chair and Debra McCurry, RJC Member

Since last fall, the Kensington Racial Justice Committee (RJC) has been meeting regularly to learn together and identify ways in which we can address racism locally. We've met with many local experts and advocated for criminal justice reform at the state level. Despite the challenges of coming together during the pandemic, we are focused on finding ways to connect community members. We invite you to participate in two projects that will launch soon: (1) a "Community Read" and Racial Justice Lending Library; and (2) a Kensington Racial History Project.

You can learn more about the Lending Library on the next page of this Journal. With this new resource in town, we're launching a "Community Read" initiative. For our first book, we will read *Between the World and Me*, by Ta-Nehisi Coates and "A Letter to My Nephew" by James Baldwin. You can find Baldwin's letter online. We will have a few copies of *Between the World and Me* at the Lending Library. If you prefer to purchase your own copy, please support our local bookstore at [Bookshop.org/shop/KensingtonRowBookshop](https://bookshop.org/shop/KensingtonRowBookshop).

We will gather in April to discuss these readings as a community, led by one of our local educators and high school students. Stay tuned for more details!

We are also planning a history project to research, discover, and document how race, racism and the civil rights movement have influenced the ways in which Kensington and surrounding neighborhoods have become the places we live in today. We would like to lift up the lived experiences of the people, past and present, who have been part of Kensington. By examining our past, we can gain a greater understanding of our present community and the kind of future we want to create here. We are discussing with the Kensington Historical Society and others how we can design a community-led, multi-generational effort to discover and share these stories. We will engage middle and high school students in planning and conducting the work, including capturing oral histories from area residents. We've started conversations with past and present Ken-Gar residents and it is important to us that this work be guided by a diverse, multi-generational team.

If you are interested in joining us and contributing to the history project or other efforts, please e-mail [kensingtonracialjustice@gmail.com](mailto:kensingtonracialjustice@gmail.com).



# RJC Lending Library



A lending library of books recommended by speakers to the RJC as well as recommendations by members of the RJC has formed. The books were purchased by St. Paul's United Methodist Church for use by the community. Books are often the stimulus for conversation. We hope that these books will help us learn more about systemic racism and promote conversation.

## FIRST, SOME LOGISTICAL INFORMATION:

### Where are these books?

You will find the books on a library book cart in the Map Room at Town Hall. You may stop by Town Hall anytime during office hours to browse the book cart and select a book.

### How do I check out a book?

Please use the circulation card in the back of the book to sign your name, cell number or email. We ask that you borrow a book for three (3) weeks and return it to the book cart at Town Hall.

### Will new books be added to the lending library?

We hope so! This is a Kensington community collection. We hope to add new books to this lending library so it will continue to grow. Please contact: [kensingtonracialjustice@gmail.com](mailto:kensingtonracialjustice@gmail.com) with your suggestions or comments.

### What books are in the lending library?

Here is a list of current titles on the book cart:

- *The New Jim Crow: Mass Incarceration in the Age of Colorblindness* by Michelle Alexander
- *One Person, One Vote: How Voter Suppression is Destroying Our Democracy* by Carol Anderson (Youth version)
- *One Person, One Vote: How Voter Suppression is Destroying Our Democracy* by Carol Anderson
- *White Rage* by Carol Anderson
- *The Fire Next Time* by James Baldwin
- *Slavery by Another Name: The Re-Enslavement of Black Americans from the Civil War* by Douglas A. Blackmon
- *Between the World and Me* by Ta-Nehisi Coates
- *Tears We Cannot Stop: A Sermon to White America* by Michael Eric Dyson
- *White Fragility: Why It's So Hard for White People to Talk About Racism* by Robin DiAngelo
- *Ain't i a woman: Black Women and Feminism* by bell hooks
- *Incidents in the Life of a Slave Girl* by Harriet Ann Jacobs
- *Waking Up White and Finding Myself in the Story of Race* by Debby Irving
- *How to Be Anti-Racist* by Ibram X. Kendi
- *Stamped From the Beginning: The Definitive History of Racists Ideas in America* by Ibram X. Kendi
- *March - Books One, Two and Three* by John Lewis (Youth)
- *Stamped: Racism, Antiracism and You* by Jason Reynolds and Ibram X. Kendi (Youth)
- *Color of Law: A Forgotten History of How Our Government Segregated America* by Richard Rothstein
- *The Hidden Cost of Being African-American* by Thomas Shapiro
- *Just Mercy* by Bryan Stevenson
- *Caste* by Isabelle Wilkerson
- *The Warmth of Other Suns* by Isabella Wilkerson
- *The Autobiography of Malcolm X* by Malcom X



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Journeying Together Since 1885

# Town Information

## Kensington Directory 2021

The Town of Kensington is in the process of updating the Town directory that connects you to your neighbors and community.

If you are new in Town, or your information has changed since the last directory, please see instructions to the right.

The deadline to be added to the 2021 Directory is June 30. Once complete, a new directory will be mailed out to each household.



Email your information to:  
[Kariann.Zentz@tok.md.gov](mailto:Kariann.Zentz@tok.md.gov)

### PLEASE INCLUDE:

- Full Adult Name(s)
- Full Street Address
- Phone(s)
- Email(s)

*Indicate if you prefer not to share your phone and/or email in the directory.*

## 2021 Town Election



The 2021 Town Election will be held on Monday, June 7, 2021, 6:00 pm – 9:00 pm, at Town Hall. The term of Council Members Darin Bartram and Conor Crimmins are set to expire June 30, 2021. Council Members Bartram and Crimmins have the option of running for re-election.

If you are interested in running for Town Council, nominations for elective office are available at Town Hall by filing a Certificate of Nomination with the Town's Clerk-Treasurer, Susan Engels at [Susan.Engels@tok.md.gov](mailto:Susan.Engels@tok.md.gov). Nominations must be submitted by 4:00 pm on Monday, May 10, 2021.

Additional information on Voter Registration, Absentee Ballot, Voter Qualifications, Nominations and Candidate Information can be found at [TOK.MD.gov/town-government/town-elections](http://TOK.MD.gov/town-government/town-elections).

## Town Artists

Town resident Angie Kilcullen recently created MissPrints & MasterPieces, a website to showcase a collection of gorgeous art by local, professional female artists. Town residents Jennifer Beaudet and Martina Sestakova's work is also featured. Visit [MissprintsAndMasterpieces.com](http://MissprintsAndMasterpieces.com) for a full list of art.



Jennifer Lynn  
Beaudet  
"Leah's Lake"  
(Print)



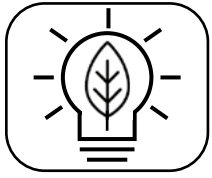
Angie Meche  
Kilcullen  
"RBG #2"  
(iPhone Case)



Martina Sestakova  
"Soft Whispers"  
(Laptop Case)



# Pepco Streetlight Update



By: Council Member Bridget Hill-Zayat

As you may be aware, Pepco filed a rate case with the Public Service Commission (PSC) of Maryland. In case you are unfamiliar with what a rate case is, it is a formal process conducted by utility regulators to determine if the utility's proposed base rates are just and reasonable.

The process starts with the utility company filing an application and testimony with the utility commission. This application includes the total costs to serve customers and the justification as to why current rates are no longer sufficient. In sum: the utility must justify the increase in price to the regulators. By intervening in the case, we can evaluate which issues impact residents and assert our interests.

As part of the rate case, Pepco is converting all HPS and vapor lights to LED, as well as making other infrastructure improvements. This cuts into their profits and, therefore, justifies a new rate. They propose to fold the cost of the new lights into the rate increase. So for the first two years, there is no change in price. In the third year, the overall cost would go up 4.4%, about \$5.50 for an average customer using 811 kWh per month. Structural improvements to the technology behind the lights like dimmers, gunshot detection, remote maintenance, scheduling on/off times are also planned.

Possibly of interest to residents would be the installation of electric vehicle (EV) charging stations. While they are not overall very profitable for the Utility, they are part of the burden they agree to absorb per their rate filings. Incidentally, there are 24 locations to charge (118 total stations) versus 9,000 electric vehicles in Montgomery County and 25,000 within the State.

In addition to charging stations, the town will have the ability to choose lighting fixtures. The traditional "cobra head" gray light found along most of Connecticut Ave is an example of what most of the town's lighting looks like now. Instead, Kensington could choose alternative fixtures that range from highly decorative to purely functional.

To assess our options and assert our town's rights, the council has contracted with a lighting consultant and an energy attorney. They will keep the council and, in turn, residents updated with events as they happen at the PSC.

View the LED Street Light Options Presentation, at [TOK.MD.gov/council-presentations-february-8-2021](https://TOK.MD.gov/council-presentations-february-8-2021).

*The*  
**BRITISH PLAYERS**  
**LET'S ALL GO**  
**TO THE**  
**MUSIC HALL**  
British Players  
Online Music Hall  
**March 27, 2021**



Enjoy a little old timey entertainment via high tech digital streaming!

The British Players will be hosting an online music hall premiering March 27th on their YouTube Channel.

[BritishPlayers.org](https://BritishPlayers.org)

# Compost Crew



## Town of Kensington Looks to Expand Household Curbside Composting

Town working to expand pilot with Compost Crew to more homes; lower rates for all participants within the Town

By: Council Members Conor D. Crimmins and Nate Engle

Mayor Furman and members of the Kensington Town Council met recently with representatives from Compost Crew, a Rockville based company, to discuss strategies for expanding composting to more homes within the Town of Kensington. Compost Crew began collecting household compost in the Town through a pilot of 25 homes started in 2017 by residents Anna Sachs and Lauren Dworkin.

Participating households dispose of organic matter in a Compost Crew bin that is picked up curbside on Fridays, similar to the Town's current garbage collection. Organic matter composted with Compost Crew is diverted from landfills and instead sent to Compost Crew's composting farm where it is turned into finished compost. As part of the service, participating households receive a delivery of finished compost twice per year.

The Town is working to expand composting to more homes within the Town by partnering with Compost Crew to raise composting awareness, education, and invite residents to join the Town's combined list of households composting. In return, the overall cost of the composting service will decrease for every participating household as greater numbers of households join. Presently, there are 40 households participating – by increasing that number to 50 households the price per household will reduce from \$24/month to \$20/month for a standard bin. And raising the number to 75+ households will further reduce costs from \$20/month to \$16/month.

In addition, the Town is working with Compost Crew to locate composting bins at the MARC Station parking lot for use by our farmers' market vendors for food scraps. The Town has arranged for these bins to be picked up by Compost Crew on Mondays. The Town is also exploring additional options for those who wish to compost but the cost or volume they produce make signing up for individual service unlikely.

If you are interested in learning more about household composting with Compost Crew, please see the inserted flyer from Compost Crew. In addition, please feel free to contact Council Member Conor Crimmins whose family has been using Compost Crew since 2017.

[CompostCrew.com](http://CompostCrew.com)

<div> <div>YES</div> <div>IF IT GROWS, IT GOES!</div> </div>		<div> <div>NO</div> <div>LEAVE 'EM OUT!</div> </div>		<div> <div>?</div> <div>MAYBE: CHECK TWICE</div> </div>
<b>ALL FOOD SCRAPS</b> Bones Coffee Grounds Cooked/Fried Food Corn Husks Dairy Egg Shells Freezer-burned Foods Fruit Cores/Scraps Grains/Bread Meat Nuts/Seeds Pits Processed Food Powdered Milk Pizza Rotten/Moldy Food Seafood Shells Tea Leaves Vegetables		<b>YARD MATERIALS</b> <i>only IF it fits in your bin</i> Feathers/Flowers Garden Litter & Sweepings Houseplant Trimmings Leaves Pine Needles Roots Sawdust Wood Chips Yard Debris  <b>ORGANIC MATERIALS</b> BPI-certified Compostable Ware Coffee Filters Hair Clippings <i>Human or Animal</i> Nail Clippings Paper Napkins Paper Towels Pencil Shavings Toothpicks Wool		<b>RECYCLABLES</b> Batteries Electronics/E-Waste Glossy Colored Paper Plastic Bags Plastic Bottles and Boxes Tube Lights And more...  <b>UNNATURAL MATERIALS</b> Candles and Crayons <i>Synthetic or Petroleum-based</i> Cosmetics Gum Inorganic Materials <i>Acrylic, Polyester, Rubber, etc.</i> Rubber Bands Twist Ties And more...
		<b>TOXIC/PATHOGENIC MATERIAL</b> Animal or Human Waste <i>No Poop</i> Charcoal/Wood Ash Chemicals Cigarette Butts Coal – Treated Dead Animals Diapers Diseased Plants Herbicides Kitty Litter Medicine/Medical Waste Paint Pesticides Soiled Bandages Toxics Treated Woods Used Tissues		Cardboard and Paper <i>IF Greasy ► Compost</i> <i>IF Clean ► Recycle</i>  <b>EXAMPLES:</b> Chopsticks Corks Cotton Fabrics Paper Food Containers <i>IF made from 100% organic materials ► Compost</i>

# Kensington Historical Society



## Kensington Historical Society NEEDS YOU!

By: Kensington Historical Society President Julie O'Malley  
and Vice President Steve Cohen

I know it's been hard for so many of us to continue through the COVID -19 crisis as if nothing has changed. KHS is coping and adapting as we go. We managed to put out our 2021 Calendar that focuses on the old and the new around Town. It has been distributed free to all our members, but we would like to share it with everyone. Please let us know if you'd like to receive one, so we can consider a second printing. They are a deal at \$5.00 each!

Thanks to those who have joined or renewed their membership so we can continue to serve the community. We love to see new members and volunteers, bringing fresh ideas about how we may better serve your interests. KHS strives to provide interesting programs and activities for the youngest and oldest folks in our community. Join us as we hope to return to days of our many activities such as our speaker programs, holiday parties and special events. Your membership also goes a long way to support our free activities including our Saturday Summer Concert Series on Howard Ave, our GPS enabled Walking Tours and access to the KHS archives in the Town Hall.

KHS operates on a shoestring. Every membership and donation, and the tireless efforts of our volunteers, keeps us going. Our membership is a bargain at \$20 for an individual and \$30 for families. (yes, it includes the 2021 calendar) Our website makes it easy with PayPal. You can also mail it to KHS, PO Box 453, Kensington 20895 or drop it by the KHS archive. Thank you for supporting KHS. Any comments or questions can be sent to [info@kensingtonhistory.org](mailto:info@kensingtonhistory.org). Be sure to visit our website to learn more about Kensington's history and the Kensington Historical Society at [KensingtonHistory.org](http://KensingtonHistory.org).

## KHS seeks to scrap antique software

The Kensington Historical Society is seeking an experienced IT person to revamp our antiquated software and computer systems. The work is part time and involves developing or implementing available software to manage our membership roles and other administrative functions. If you are interested in more details about the scope of work and terms you can contact Steve Cohen at [steveco301@gmail.com](mailto:steveco301@gmail.com).

# KENSINGTON



# FARMERS' MARKET

Saturday 9am - 1pm  
3701 Howard Avenue  
[ExploreKensington.com](http://ExploreKensington.com)



The Crêpe Shoppe is our newest Farmers' Market vendor! Enjoy made-to-order sweet or savory crepes with healthy menu options and seasonal specialties.





# Town Council Summaries



## **December 14, 2020 Town Council Meeting** (held by Zoom Video Conferencing)

- Approved the Town Meeting Minutes of November 9, 2020.
- The Council concurred to send an email to the Planning Board requesting that Site Plan Amendment No. 820190080A, which would center the proposed lay-by lane in front of Knowles Manor Senior Living (3906/3910 Knowles Avenue), be removed from the December 17, 2020 Consent Agenda to allow further public discussion.
- The Council Approved endorsing a joint letter by municipalities within Montgomery County requesting that the Maryland State Legislature adopt legislation pertaining to Police Reform, to include the following: Repeal in full the Law Enforcement Officer's Bill of Rights; Reform the Public Information Act to allow disclosure over all complaints of police misconduct; and Enact a statewide use of force policy that prohibits officers from using force unless it is absolutely necessary and allowing both criminal penalties and civil remedies. The Council will include a transmittal letter acknowledging the House Work-group's twelve recommendations to Address Police Accountability in Maryland, along with recognizing the Montgomery County Police Department's (MPD) professionalism and training, in an effort to bring MPD's Best Practices into statewide Police Reform.
- Introduced Charter Resolution No. CR-01-2020 - Introduction of a Charter Resolution of the Mayor and Council of the Town of Kensington Amending Article VII, "Registration, Nominations and Election", Section 703, "Removal", Section 704, "Duties", Section 705, "Notice of Elections", Section 706, "Appeal of the Actions of the Board of Supervisors of Elections", Section 707, "Registration", Section 708, "Nominations", Section 709, "Election of the Mayor and the Council Members", Section 710, "Conduct of Elections", and Section 712, "Vote Count", to make provisions for resolving a Tie Vote, remove an invalid provision with respect to eliminating Voters from the Supplemental List, provide that no Election will be held and the qualified Candidates will be Declared Elected by the Supervisors of Elections if the number of qualified Candidates is not more than the number of seats to be filled, change how Notice of Elections is given, to allow for Publication in the Town Journal and posting to the Town's website, any Town Listserv, and at Town Hall, limit Appeals of Supervisors of Elections decisions to Candidates and other qualified voters and set a time limit, extend the deadline to qualify as a Candidate to the third Monday in May in the event that no Candidate has timely filed for an office, clarify that qualifications for office are determined at the time of filing of the Certificate of Nomination, allow the Council by Resolution in an Emergency to postpone an Election until such time as it can be safely held, and to make other changes, allow the Council by Resolution to Authorize vote by mail, and allow placement of drop boxes for receipt of ballots. The Public Hearing will be held on Monday, January 11, 2021, 7:00 pm.
- Introduced Ordinance No. O-03-2020 – Introduction of an Ordinance to Amend Chapter VIII, "Health and Environmental Regulations", by Enacting Article 9, "Pesticides", to incorporate Chapter 33B, of the Montgomery County Code entitled "Pesticides", which contains various provisions to protect the health of the public and to make conforming changes. The Public Hearing will be held on Monday, January 11, 2021, 7:00 pm.

## **January 11, 2021 Town Council Meeting** (held by Zoom Video Conferencing)

- Approved the Town Meeting Minutes of December 14, 2020.
- Approved drafting a Professional Services Contract for streetlight consulting with Associates Inc Lighting Design.

# Town Council Summaries

- Held a Public Hearing on **Charter Resolution No. CR-01-2020** - A Resolution of the Mayor and Council of the Town of Kensington Amending Article VII, "Registration, Nominations and Election", Section 703, "Removal", Section 704, "Duties", Section 705, "Notice of Elections", Section 706, "Appeal of the Actions of the Board of Supervisors of Elections", Section 707, "Registration", Section 708, "Nominations", Section 709, "Election of the Mayor and the Council Members", Section 710, "Conduct of Elections", and Section 712, "Vote Count", to make provisions for resolving a Tie Vote, remove an invalid provision with respect to eliminating Voters from the Supplemental List, provide that no Election will be held and the qualified Candidates will be Declared Elected by the Supervisors of Elections if the number of qualified Candidates is not more than the number of seats to be filled, change how Notice of Elections is given, to allow for Publication in the Town Journal and posting to the Town's website, any Town Listserv, and at Town Hall, limit Appeals of Supervisors of Elections decisions to Candidates and other qualified voters and set a time limit, extend the deadline to qualify as a Candidate to the third Monday in May in the event that no Candidate has timely filed for an office, clarify that qualifications for office are determined at the time of filing of the Certificate of Nomination, allow the Council by Resolution in an Emergency to postpone an Election until such time as it can be safely held, and to make other changes, allow the Council by Resolution to Authorize vote by mail, and allow placement of drop boxes for receipt of ballots.
- *The public record will be held open until Friday, February 5, 2021, 4:00 pm.*
- Held a Public Hearing on **Ordinance No. O-03-2020** – An Ordinance to Amend Chapter VIII, "Health and Environmental Regulations", by Enacting Article 9, "Pesticides", to incorporate Chapter 33B, of the Montgomery County Code entitled "Pesticides", which contains various provisions to protect the health of the public and to make conforming changes.
- *The public record will be held open until Friday, February 5, 2021, 4:00 pm.*
- Introduced **Ordinance No. O-01-2021** – Introduction of an Ordinance of the Mayor and Council of the Town of Kensington Amending Chapter 2, "Government and Administration", Article 2, "Elections", Section 2-201, "General Voter Registration", Section 2-202, "Distribution of Absentee Ballots", Section 2-203, "Procedures of Absentee Voting", and Section 2-204, "Canvassing of Absentee Ballots" of the Town Code to delete any requirement that a voter provide a reason for voting by Absentee Ballot and to delete an invalid provision with respect to eliminating voters from the supplemental list.
- *The Public Hearing was set for Monday, February 8, 2021, 7:00 pm.*

## **February 8, 2021 Town Council Meeting** (held by Zoom Video Conferencing)

- Approved the Town Meeting Minutes of January 11, 2021.
- Held a Variance Hearing for 10311 Summit Avenue in accordance with Section 5-107, "Driveway and Parking Surfaces – Single Family Residential Zones", of the Town Code.
- *A Resolution in support of the Variance request will be prepared for the March 8, 2021 Council Meeting.*
- Adopted **Charter Resolution No. CR-01-2020** - A Resolution of the Mayor and Council of the Town of Kensington Amending Article VII, "Registration, Nominations and Election", Section 703, "Removal", Section 704, "Duties", Section 705, "Notice of Elections", Section 706, "Appeal of the Actions of the Board of Supervisors of Elections", Section 707, "Registration", Section 708, "Nominations", Section 709, "Election of the Mayor and the Council Members", Section 710, "Conduct of Elections", and Section 712, "Vote Count", to make provisions for resolving a Tie Vote, remove an invalid provision with respect

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to eliminating Voters from the Supplemental List, provide that no Election will be held and the qualified Candidates will be Declared Elected by the Supervisors of Elections if the number of qualified Candidates is not more than the number of seats to be filled, change how Notice of Elections is given, to allow for Publication in the Town Journal and posting to the Town's website, any Town Listserv, and at Town Hall, limit Appeals of Supervisors of Elections decisions to Candidates and other qualified voters and set a time limit, extend the deadline to qualify as a Candidate to the third Monday in May in the event that no Candidate has timely filed for an office, clarify that qualifications for office are determined at the time of filing of the Certificate of Nomination, allow the Council by Resolution in an Emergency to postpone an Election until such time as it can be safely held, and to make other changes, allow the Council by Resolution to Authorize vote by mail, and allow placement of drop boxes for receipt of ballots.

- *The Charter Amendment will become effective on March 30, 2021.*
- Adopted **Ordinance No. O-03-2020** – An Ordinance to Amend Chapter VIII, “Health and Environmental Regulations”, by Enacting Article 9, “Pesticides”, to incorporate Chapter 33B, of the Montgomery County Code entitled “Pesticides”, which contains various provisions to protect the health of the public and to make conforming changes.
- *The Ordinance will become effective on March 1, 2021.*
- Held a Public Hearing on **Ordinance No. O-01-2021** – An Ordinance of the Mayor and Council of the Town of Kensington Amending Chapter 2, “Government and Administration”, Article 2, “Elections”, Section 2-201, “General Voter Registration”, Section 2-202, “Distribution of Absentee Ballots”, Section 2-203, “Procedures of Absentee Voting”, and Section 2-204, “Canvassing of Absentee Ballots” of the Town Code to delete any requirement that a voter provide a reason for voting by Absentee Ballot and to delete an invalid provision with respect to eliminating voters from the supplemental list.
- *The Public Record will be held open until 4:00 pm on Friday, March 5, 2021.*
- **Approved Resolution No. R-02-2021** - A Resolution of the Mayor and Council of the Town of Kensington to Authorize the Town Manager to extend the auditing contract with Linton Shafer Warfield & Garrett, P.A., Certified Public Accountants, to perform the Annual Audit for Fiscal Years 2020-2021, 2021-2022, and 2022-2023.

## Building & Town Permits

Please be reminded that both a Town and County permit are needed for any interior or exterior structural changes, with the exception of landscaping and general repairs. Historic District properties will also require a Historic Area Work Permit (HAWP). Please contact the Town staff at 301-949-2424 with any questions.

3507 Kensington Court - ROW  
3515 Perry Avenue - Dumpster  
10400 Detrick Avenue - Fence  
3929 Baltimore Street - Addition  
10214 Carroll Place - Dumpster

3608 Farragut Avenue - New Home  
10547 St. Paul Street - Storage Container  
3906 Knowles Avenue - Solar Panels  
10225 Frederick Avenue - Telecommunications  
10616 Connecticut Avenue - Signs (8)  
3947 Baltimore Street - Dumpster  
3930 Knowles Avenue - Limited Duration Sign  
10311 Detrick Avenue - Solar Panels  
10608 Wheatley Street - Addition and Driveway  
10608 Wheatley Street - Dumpster  
3720 Farragut Avenue - ROW



# Resolutions & Ordinances



By: Town Manager, Matt Hoffman & Clerk-Treasurer Susan Engels

## **The Kensington Town Council Adopted Charter Resolution CR-01-2020 at the February 8, 2021 Town Council Meeting.**

- **Charter Resolution No. CR-01-2020** – A Resolution of the Mayor and Council of the Town of Kensington Amending Article VII, “Registration, Nominations and Election”, Section 703, “Removal”, Section 704, “Duties”, Section 705, “Notice of Elections”, Section 706, “Appeal of the Actions of the Board of Supervisors of Elections”, Section 707, “Registration”, Section 708, “Nominations”, Section 709, “Election of the Mayor and the Council Members”, Section 710, “Conduct of Elections”, and Section 712, “Vote Count”, to make provisions for resolving a Tie Vote, remove an invalid provision with respect to eliminating Voters from the Supplemental List, provide that no Election will be held and the qualified Candidates will be Declared Elected by the Supervisors of Elections if the number of qualified Candidates is not more than the number of seats to be filled, change how Notice of Elections is given, to allow for Publication in the Town Journal and posting to the Town’s website, any Town Listserv, and at Town Hall, limit Appeals of Supervisors of Elections decisions to Candidates and other qualified voters and set a time limit, extend the deadline to qualify as a Candidate to the third Monday in May in the event that no Candidate has timely filed for an office, clarify that qualifications for office are determined at the time of filing of the Certificate of Nomination, allow the Council by Resolution in an Emergency to postpone an Election until such time as it can be safely held, and to make other changes, allow the Council by Resolution to Authorize vote by mail, and allow placement of drop boxes for receipt of ballots.
- The Charter Amendment will become effective on March 30, 2021.

## **The Kensington Town Council adopted Ordinance No. O-3-2020 at the February 8, 2021 Town Council Meeting.**

- **Ordinance No. O-03-2020** – AN ORDINANCE OF THE MAYOR AND TOWN COUNCIL OF KENSINGTON TO AMEND CHAPTER VIII, “HEALTH AND ENVIRONMENTAL REGULATIONS”, BY ENACTING ARTICLE 9, “PESTICIDES”, TO INCORPORATE CHAPTER 33B, of the Montgomery County Code entitled “Pesticides”, which contains various provisions to protect the health of the public AND TO MAKE CONFORMING CHANGES.
- The Ordinance will take effect on March 1, 2021.

## **The Mayor and Town Council Introduced Ordinance No. O-01-2021 at the January 11, 2021 Town Council Meeting. The Public Hearing has been set for Monday, February 8, 2021, 7:00 pm.**

An Ordinance of the Mayor and Council of the Town of Kensington Amending Chapter 2, “Government and Administration”, Article 2, “Elections”, Section 2-201, “General Voter Registration”, Section 2-202, “Distribution of Absentee Ballots”, Section 2-203, “Procedures of Absentee Voting”, and Section 2-204, “Canvassing of Absentee Ballots” of the Town Code to delete any requirement that a voter provide a reason for voting by Absentee Ballot and to delete an invalid provision with respect to eliminating voters from the supplemental list.

# Kensington Around Town

## March 2021



3710 Mitchell Street    Office: 301.949.2424  
Kensington, MD 20895    [www.tok.md.gov](http://www.tok.md.gov)

To:

## Lettuce collect your food scraps!

Join the composting  
program in the Town of  
Kensington and help  
reduce the amount of  
waste that goes  
to the landfill.



The Town of Kensington is working with Compost Crew, a Rockville-based company, to provide curbside composting collection to interested residents.

Food waste makes up between 25-50% of the typical family's garbage, and diverting it from the trash can significantly reduce the amount of waste the town generates.

Separate your food scraps in a secure bin provided by Compost Crew and leave them out for pick up once a week, just like you do with your recycling. Twice a year, you get finished compost back for your yard or garden.

The more homes in town that sign up, the lower the rate for everyone. Please visit [CompostCrew.com](http://CompostCrew.com) or scan this QR code to learn more and to get started composting!

